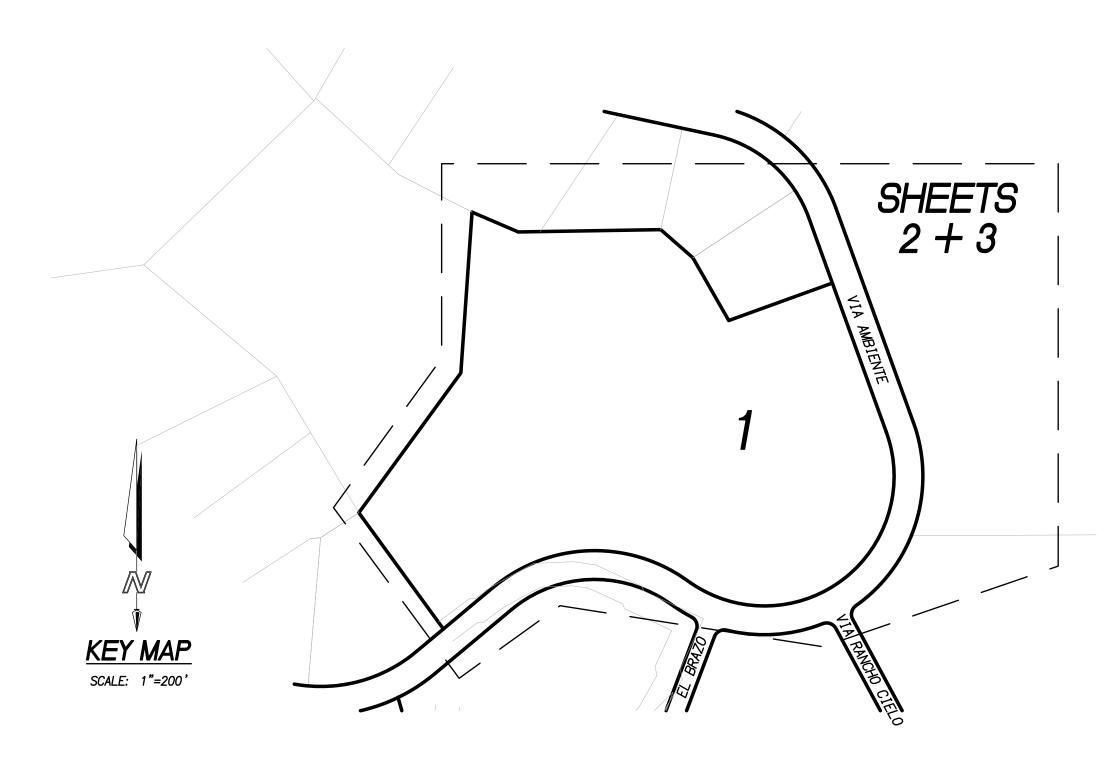
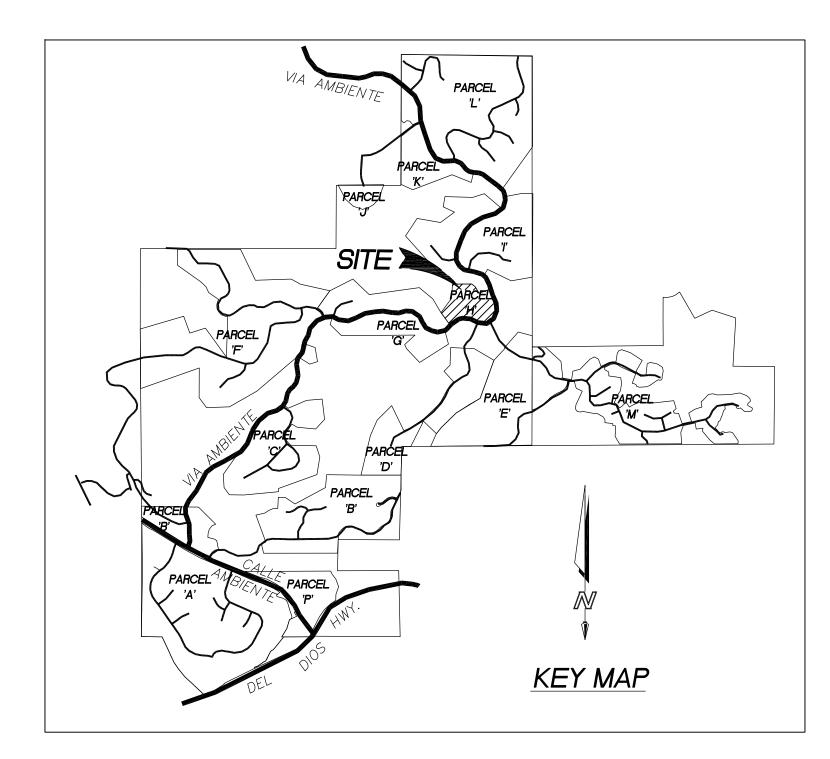
COUNTY OF SAN DIEGO TENTATIVE TRACT MAP 5441RPL³

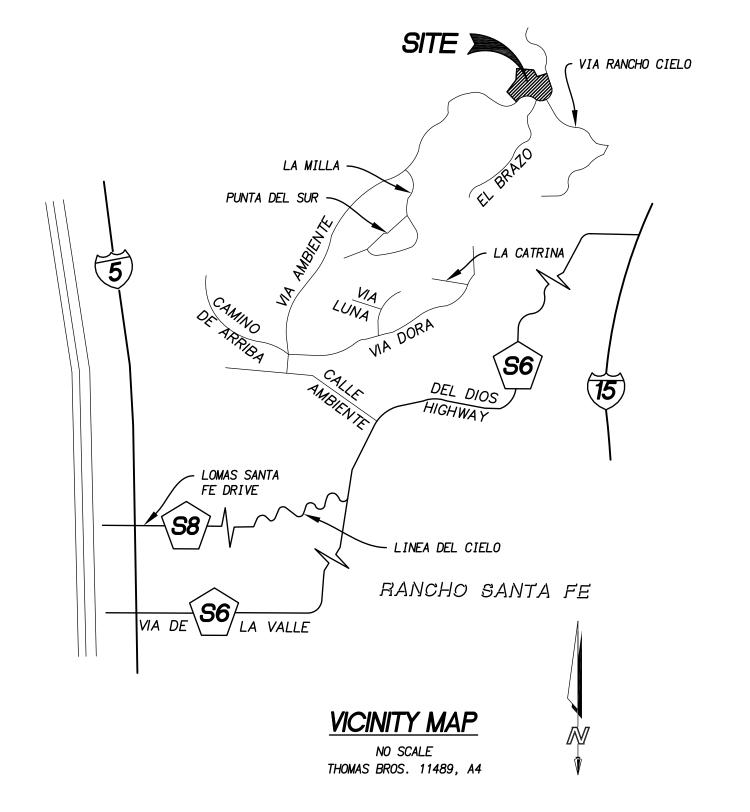




EXISTING VIA AMBIENTE TYPICAL STREET SECTION NO SCALE 40' PRIVATE ROAD EASEMENT 2: 1 MAX 4"TYPE 'E' A.C. ROLLED BERM PER SDRSD 4"TYPE 'E' A.C. ROLLED BERM PER SDRSD * A.C. PAVING OVER APPROVED BASE ▼ ELEVATION PER PLAN

PROPOSED TYPICAL PRIVATE DRIVE SECTION

NO SCALE



PARK LAND DEDICATION STATEMENT

SEE AMENDED SPECIFIC PLAN FOR RANCHO CIELO PARK LAND DEDICATIONS.

SPECIAL ASSESSMENT ACT STATEMENT

NO REQUEST WILL BE MADE

SOLAR ACCESS NOTE

THE LOT WITHIN THIS SUBDIVISION HAS A MINIMUM OF 100 SQ. FEET

SOLAR ACCESS FOR EACH FUTURE DWELLING UNIT ALLOWED BY THIS SUBDIVISION.

STREET LIGHT STATEMENT

THE REQUIRED LIGHTING SYSTEM SHALL BE INSTALLED ACCORDING TO COUNTY ROAD STANDARDS. THE PUBLIC WORKS DEPARTMENT SHALL ADMINISTER THE COMPLIANCE PROCEDURES TO ASSURE PROPER INSTALLATION AND CONTINUED OPERATION.

IMPROVEMENT STATEMENT

APPLICANT WILL COMPLY WITH THE REQUIREMENTS SPECIFIED IN THE COUNTY STANDARDS FOR THE INSTALLATION OF IMPROVEMENTS.

LEGEND

ITEMS	SYMBOL
TRACT BOUNDARY	
RIGHT OF WAY	
LOT LINE —	· -
LOT NUMBER	. 1
EXISTING STORM DRAIN	· ========
PROPOSED STORM DRAIN (PVT.) —	
PROPOSED SEWER MAIN (PVT.)	ss
PROPOSED WATER MAIN (PVT.)	w
PROPOSED FIRE HYDRANT ASSEMBLY	>
EXISTING FIRE HYDRANT ASSEMBLY	⊢O⊢ ,
EXISTING CONCRETE BROW DITCH	\Rightarrow \Rightarrow \Rightarrow
OPEN SPACE FENCING	*************************************

	ZONING INFOR	RMATION	
APN 26	34-410-02	EXISTING	PROPOSED.
USE REGU	USE REGULATIONS		RV-3
NE I GHBOF	NEIGHBORHOOD REGULATIONS		Α
DEVELOPMENT REGULATIONS	DENSITY	3	3
	LOT SIZE	-	-
	BUILDING TYPE	L	L
	MAXIMUM FLOOR AREA	_	-
	FLOOR AREA RATIO	_	-
	HEIGHT	Р	Н
	LOT COVERAGE	-	60%
	SETBACK	V	V
	OPEN SPACE	Α	Α
SPECIAL	AREA REGULATIONS	Р	D

LOT AREA

LOT	GROSS AREA	GROSS AREA	NET AREA	NET AREA
NO.	(SF)	(AC)	(SF)	(AC)
1	628,048	14.42	628,048	14.42

OPEN SPACE AREA

OI LIN OI AOL AIILA							
			*PR0P0SED				
	O.S. AREA	O.S. AREA	O.S. AREA	O.S. AREA			
	(SF)	(AC)	(SF)	(AC)			
	232,321	5. <i>3</i> 6	232,321	5. <i>3</i> 6			

* BRUSH MANAGEMENT ZONE 'B' CAN OCCUR WITHIN OPEN SPACE

DENSITY CALCULATION

PROPOSED DENSITY = 31 DU/ 14.418 AC = 2.2 DU/ AC ALLOWABLE DENSITY = 3.0 DU/AC

ENGINEER OF WORK

FUSCOE ENGINEERING · SAN DIEGO, INC. 6390 GREENWICH DRIVE, STE. 170 SAN DIEGO, CA 92122 (858)554-1500

RCE 41903 DATE ROBERT A. CHASE

GENERAL NOTES

RANCHO CIELO PARCEL "H"

- 1. TOTAL GROSS AREA: 14.418 ACRES NET AREA: 14.418 ACRES
- 2. TOTAL NUMBER OF LOTS: 1 LOT
- 3. 1 RESIDENTIAL, PORTION OF LOT 1 OPEN SPACE
- 4. TOTAL NUMBER OF DWELLING UNITS: 31 5. ALL PROPOSED UTILITIES TO BE UNDERGROUND.
- 6. EXISTING AERIAL TOPOGRAPHY WAS PREPARED BY SAN-LO AERIAL SURVEYS, FLOWN 10-23-98. (CONTOURS SHOWN ON PLAN ARE 2 FOOT
- INTERVAL)
- 7. LAMBERT COORDINATES: 322-1719
- 8. ALL PUBLIC STORM DRAIN SHOWN ON THIS TM NOT WITHIN PUBLIC STREET WILL BE GRANTED A DRAINAGE EASEMENT WHICH ENCOMPASSES THE DRAINAGE FACILITIES; DEDICATED TO THE COUNTY FLOOD
- CONTROL DISTRICT. 9. GENERAL PLAN REGIONAL CATEGORY: EDA
- 10. GENERAL PLAN LAND USE DESIGNATION: 21
- 11. COMMUNITY PLAN: SAN DIEGUITO
- 12. PROPOSED LAND USE: 31 CONDOMINIUM UNITS
- 13. PROPOSED TAX RATE AREA: 74180

LEGAL DESCRIPTION

LOT 203 OF COUNTY OF SAN DIEGO TRACT NO. 4229-4, IN THE COUNTY OF SAN DIEGO, STATE

OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 12905, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 18, 1991.

PROPOSED **ZONE**

264-410-02

PUBLIC UTILITIES/DISTRICTS: OLIVENHAIN MUNICIPAL WATER DISTRICT WATER OLIVENHAIN MUNICIPAL WATER DISTRICT

STORM DRAIN COUNTY OF SAN DIEGO PACIFIC TELEPHONE TELEPHONE GAS AND ELECTRIC

CABLE T.V. COX CABLE COUNTY SHERIFF POLICE FIRE RANCHO SANTA FE FIRE PROTECTION DISTRICT

SCHOOL ESCONDIDO UNION SCHOOL DISTRICT (ELEMENTARY, JR. HIGH, AND HIGH SCHOOL)

CONDOMINIUM NOTE

LOT 1 OF THIS TENTATIVE MAP IS A CONDOMINIUM PROJECT AS DEFINED IN SECTION 1350 ET. SEQ.

OF THE CIVIL CODE OF THE STATE OF CALIFORNIA AND FILED PURSUANT TO THE SUBDIVISION MAP

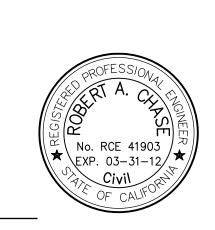
ACT. THE MAXIMUM NUMBER OF CONDOMINIUM DWELLING UNITS IS 31.

OWNER / SUBDIVIDER

OWNER'S CERTIFICATE (OWNER AND SUBDIVIDER): WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN ON THIS TENTATIVE MAP.

RANCHO CIELO ESTATES, LTD. PO BOX 2303 RANCHO SANTA FE, CA 92067 TEL: (858) 756-5667

MARK ROWSON, PRESIDENT DATE





tel 858.554.1500 o fax 858.597.0335

